

**GOVERNMENT OF ANDHRA PRADESH**  
**ABSTRACT**

Municipal Administration and Urban Development Department - Kakinada Municipal Corporation - Change of Land Use from Public and Semi-Public use to Residential use to an extent of 1361.65 Sq.m. in S.No.211/4P and Public and Semi-Public use to General Commercial use to an extent of 993.68 Sq.m. in Sy.No.211/4P of Suryaraopet (V), Kondayyapalem Military Road, Kakinada, East Godavari District - Draft Variation - Confirmed - Orders - Issued.

**MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (H1) DEPARTMENT**

**G.O.MS.No. 181**

**Dated:06-09-2014.**  
**Read the following:-**

1. From the Director of Town and Country Planning, Andhra Pradesh, Hyderabad, Lr.Roc.No.3936/2011/R, Dated:28-03-2011.
2. Government Memo.No.19657/H1/2011-1, MA & UD (H1) Department, Dated:23.09.2011.
3. From the Director of Town and Country Planning, Andhra Pradesh, Hyderabad, Lr.Roc.No.3936/2011/R, Dated: 20.10.2012.
4. Government Memo No.19657/H1/2011-2, MA&UD (H1) Department, Dated:09-01-2013.
5. From the Director of Town and Country Planning, Andhra Pradesh, Hyderabad, Lr.Roc.No.3936/2011/R, Dated:18.10.2013.
6. Government Memo.No.11411/I2/2012, MA&UD (I2) Department, Dated:.30.06.2012.
7. Government Memo No.19657/H1/2011-3, MA&UD (H1) Department, Dated:20.11.2013.
8. From the Director of Town and Country Planning, Andhra Pradesh, Hyderabad, Lr.Roc.No.3936/2011/R, Dated:20.11.2013.
9. Commissioner of Printing, Hyderabad, Andhra Pradesh Extraordinary Gazette No.791, Part-I, Dated:28.11.2013.
- 10 From the Director of Town and Country Planning, Andhra Pradesh, Hyderabad, Lr.Roc.No.3936/2011/R, Dated:03.04.2014.

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**O R D E R:-**

The draft variation to the land envisaged in the General Town Planning Scheme for Kakinada, issued in reference 7<sup>th</sup> read above, was published Andhra Pradesh Extraordinary Gazette No.791, Part-I, Dated:28.11.2013. The Director of Town & Country Planning, Hyderabad in the reference 5<sup>th</sup> read above has informed that the applicant has paid an amount of Rs.14,762/- (Rupees Fourteen Thousand Seven Hundred and Sixty Two only) towards Development / Conversion charges. Further in the reference 10<sup>th</sup> read above the Director of Town & Country Planning, Hyderabad has enclosed the report of the Commissioner, Kakinada Municipal Corporation wherein it was informed that, draft variation notification was published in two daily news papers. Upon publication no suggestions/ objections received from the public. Hence, the draft variations are confirmed.

2. The appended notification will be published in the next issue of the Andhra Pradesh Gazette.

**(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)**

**Dr. D. SAMBASIVA RAO**  
**PRINCIPAL SECRETARY TO GOVERNMENT**

To

The Commissioner of Printing, Stationery and Stores Purchase, Hyderabad.

The Director of Town and Country Planning, Andhra Pradesh, Hyderabad.

The Regional Deputy Director of Town Planning, Rajahmundry, E.G. District.

The Commissioner, Kakinada Municipal Corporation, Kakinada, E.G. District.

(P.T.O.)

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Copy to:

The individual through the Commissioner,  
Kakinada Municipal Corporation, Kakinada, East Godavari District.  
The District Collector, East Godavari District.  
SF/SC.

**// FORWARDED :: BY :: ORDER //**

**SECTION OFFICER**

**NOTIFICATION**

In exercise of the powers conferred by clause (a) of Sub- Section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920, the Government of Andhra Pradesh hereby makes the following variation to the Master Plan of Kakinada Town, the same having been previously published in the Extraordinary issue of Andhra Pradesh Gazette No.791, Part-I, dated:28.11.2013 as required by clause (b) of the said section.

**VARIATION**

The site in S.No.211/4P of Suryaraopeta village, Kakinada town the boundaries of which shown in the schedule hereunder and which is earmarked for Public and Semi-Public use in the General Town Planning Scheme (Master plan) of Kakinada sanctioned in G.O.Ms.No.389 MA., dt.10.09.1975 is now designated for partly Residential use and partly Commercial use by variation of change of land use as the proposed site is surrounded by residential buildings, subject to condition that the applicant has to set apart 10% open space along the Eastern side so as to have a compact block of open space along with the existing open space bit adjoining the site on Eastern side and based on the Council Resolution No.50 dated: 21.12.2010 as marked 'ABCDEFG' in the revised part proposed land use map bearing General Town Planning No.34/2013/R available in the Kakinada Municipal Corporation, subject to the following conditions that:

1. The applicant has to set apart 10% open space along the Eastern side so as to have a compact block of open space along with the existing open space bit adjoining the site on Eastern side.
2. The applicant shall take prior approval from the Competent Authority before commencement of developmental activity in the site.
3. That the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
4. That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
5. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
6. The change of land use shall not be used as the proof of any title of the land.
7. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
8. Any other conditions as may be imposed by the competent authority.

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**SCHEDULE OF BOUNDARIES**

- North : Existing A.C Sheet roof sheds site of  
Smt. T. Ammajee family.
- East : Cheedela Pora.
- South : Existing 50'-0" wide military road.
- West : Revenue site.

**Dr. D. SAMBASIVA RAO**  
**PRINCIPAL SECRETARY TO GOVERNMENT**

**SECTION OFFICER**